

SNAPSHOT of HOME Program Performance--As of 06/30/11
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Taunton Consortium**

State: **MA**

PJ's Total HOME Allocation Received: **\$6,458,302**

PJ's Size Grouping*: **C**

PJ Since (FY): **2004**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:				PJs in State:	19		
% of Funds Committed	82.46 %	95.73 %	19	92.63 %	8	6	
% of Funds Disbursed	76.95 %	90.86 %	19	86.67 %	14	11	
Leveraging Ratio for Rental Activities	7.36	8.81	1	5.03	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	50.26 %	92.93 %	19	88.14 %	4	3	
% of Completed CHDO Disbursements to All CHDO Reservations***	62.77 %	75.03 %	18	76.19 %	23	21	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	92.31 %	82.21 %	3	81.48 %	72	79	
% of 0-30% AMI Renters to All Renters***	53.85 %	52.16 %	9	45.62 %	61	65	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	94.87 %	97.79 %	18	96.17 %	27	26	
Overall Ranking:			In State:	19 / 19	Nationally:	30 24	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$15,750	\$28,474		\$28,750	39 Units	18.40 %	
Homebuyer Unit	\$12,981	\$17,035		\$15,714	108 Units	50.90 %	
Homeowner-Rehab Unit	\$26,176	\$15,657		\$21,140	65 Units	30.70 %	
TBRA Unit	\$0	\$4,084		\$3,230	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (287 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Taunton Consortium MA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$75,485	\$175,548	\$27,474
State:*	\$161,842	\$107,277	\$23,238
National:**	\$103,194	\$78,960	\$24,147

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.2 %

R.S. Means Cost Index: 1.12

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	73.0	82.2	81.5	0.0	Single/Non-Elderly:	64.9	18.7	12.3	0.0
Black/African American:	5.4	7.5	12.3	0.0	Elderly:	13.5	1.9	23.1	0.0
Asian:	0.0	0.9	0.0	0.0	Related/Single Parent:	16.2	38.3	35.4	0.0
American Indian/Alaska Native:	0.0	0.0	1.5	0.0	Related/Two Parent:	2.7	37.4	23.1	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	2.7	1.9	6.2	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0					
Asian and White:	0.0	0.0	0.0	0.0					
Black/African American and White:	0.0	0.0	1.5	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	5.4	0.9	0.0	0.0					
Asian/Pacific Islander:	0.0	0.0	0.0	0.0					
ETHNICITY:									
Hispanic	16.2	6.5	3.1	0.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	73.0	17.8	20.0	0.0	Section 8:	5.4	0.0 [#]		
2 Persons:	16.2	22.4	32.3	0.0	HOME TBRA:	0.0			
3 Persons:	8.1	20.6	24.6	0.0	Other:	81.1			
4 Persons:	2.7	25.2	16.9	0.0	No Assistance:	13.5			
5 Persons:	0.0	5.6	3.1	0.0					
6 Persons:	0.0	2.8	3.1	0.0					
7 Persons:	0.0	3.7	0.0	0.0					
8 or more Persons:	0.0	0.0	0.0	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001				9

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Taunton Consortium

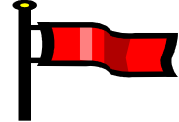
State: MA

Group Rank: 30
 (Percentile)

State Rank: 19 / 19 PJs

Overall Rank: 24
 (Percentile)

Summary: 1 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 85.50%	50.26	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 60.40%	62.77	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	92.31	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.15%	94.87	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.980	1.6	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2006 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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